

**CHADDS FORD TOWNSHIP**

Delaware County, PA

**CONDITIONAL USE APPLICATION**

We the undersigned, hereby make application for Conditional Use under the terms of the Chadds Ford Township Zoning Ordinance, as amended, and provide the following information related to our application:

**PROPERTY TAX FOLIO: # 04 -** \_\_\_\_\_

**PROPERTY STREET ADDRESS:** \_\_\_\_\_

**ZONING DISTRICT:** \_\_\_\_\_

**Applicant:**

Name \_\_\_\_\_

Firm \_\_\_\_\_

Address \_\_\_\_\_

Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

email: \_\_\_\_\_

**Owner (if different from applicant):**

Name \_\_\_\_\_

Firm \_\_\_\_\_

Address \_\_\_\_\_

Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

email: \_\_\_\_\_

**BASIS OF APPLICANT'S STANDING:** \_\_\_\_\_

*(e.g. record owner, equitable owner or lessee)*

**Attorney (for applicant):**

Name: \_\_\_\_\_

Firm: \_\_\_\_\_

Address \_\_\_\_\_

Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

email: \_\_\_\_\_

**Engineer (for applicant):**

Name: \_\_\_\_\_

Firm: \_\_\_\_\_

Address: \_\_\_\_\_

Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

Email: \_\_\_\_\_

**Architect (for applicant):**

Name: \_\_\_\_\_

Firm: \_\_\_\_\_

Address: \_\_\_\_\_

Tel: \_\_\_\_\_ Fax: \_\_\_\_\_

Email: \_\_\_\_\_

**PROPERTY DESCRIPTION:**

Present Use of Property: \_\_\_\_\_

Detailed Description of Proposed Use: \_\_\_\_\_

\_\_\_\_\_

Zoning Ordinance Section/Subsection(s) Permitting Conditional Use in this Zoning District: \_\_\_\_\_

Statement of Facts and/or Basis in Support of Conditional Use Application \_\_\_\_\_

\_\_\_\_\_

**Size of Subject Property:**

Square Feet \_\_\_\_\_ Dimensions \_\_\_\_\_

**Dimensions of Proposed Construction:**

**Square Footage by Floor:**

Height \_\_\_\_\_

Width \_\_\_\_\_

Depth \_\_\_\_\_

**Percentage of Building Coverage**

*Before Construction* \_\_\_\_\_ *After Construction* \_\_\_\_\_

**Percentage of Impervious Coverage**

*Before Construction* \_\_\_\_\_ *After Construction* \_\_\_\_\_

**Front/Rear/Side Yards**

*Before Construction* \_\_\_\_\_ *After Construction* \_\_\_\_\_

Front \_\_\_\_\_

Rear \_\_\_\_\_

Side \_\_\_\_\_

**Names and Addresses of all Abutting Property Owners and Owners of Property within 250 feet of the Property in Question:**


*If additional properties, continue on separate sheet and check here \_\_\_\_\_*

**APPLICATION CHECKLIST**

- \_\_\_\_\_ 14 copies of all required documents referenced below or referenced in applicable Chadds Ford Township Code Section(s) listed below including any cover letter(s) or additional documentation provided with Application unless otherwise noted below. Refer to Township Code Section 135-164 "Conditional Use Standards, Criteria and Procedures" found in Article XXI, "Additional Regulations" for pertinent details regarding a conditional use application.
- \_\_\_\_\_ 1 Electronic copy of all Application materials as .PDF document(s).
- \_\_\_\_\_ Copy of Deed and/or Legal Description if different than Deed and/or Agreement of Sale or Lease.
- \_\_\_\_\_ Application fee per current Township Fee Schedule. Make check payable to "Chadds Ford Township."
- \_\_\_\_\_ Escrow fee per current Township Fee Schedule. Make check payable to "Chadds Ford Township."
- \_\_\_\_\_ Reimbursement Agreement (one copy only).
- \_\_\_\_\_ Engineered plans and surveys in conformance with Article IV, "Plan Requirements," Code Section 110-17 – 110-23.
- \_\_\_\_\_ If Conditional Use is required for steep slopes, then inclusion of all materials per Township Code Section 135-144.8 "Administration" of Article XVIIIA, Steep Slopes.
- \_\_\_\_\_ If required by the Township, submission of a Subdivision Application and Land Development Plan per all requirements found in Code Section 110, "Subdivision and Land Development" and in conformance with Article IV; "Plan Requirements," Code Sections 110-17 – 110-23. A separate application fee and escrow must be provided.

COMMONWEALTH OF PENNSYLVANIA :

: ss

COUNTY OF DELAWARE :

**AFFIDAVIT**

\_\_\_\_\_, being duly sworn according to law, deposes and says that he/she is the Applicant herein (or that he/she is one of the Applicants herein and is authorized to make this Affidavit on behalf of all the Applicants), (or that he/she is an officer, employee or agent of such Corporate Applicant herein and as such officer; employee or agent of such Corporate Applicant, he/she is authorized to make this Affidavit on its behalf and as its Agent), and that the facts set forth herein are true and correct to the best of his/her knowledge, information and belief.

\_\_\_\_\_  
Signature of Applicant or Agent

Sworn and subscribed before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
(SEAL)

CHADDS FORD TOWNSHIP

Delaware County, PA

PROFESSIONAL SERVICES AGREEMENT

TYPE OF APPLICATION BEING SUBMITTED: \_\_\_\_\_

PROPERTY ADDRESS: \_\_\_\_\_

TAX ID/FOLIO NUMBER(s): \_\_\_\_\_

The Township Engineer, Township Solicitor, and/or Planning Commission Solicitor, and/or Traffic Engineer or Consultant, and/or Land Planning Consultant, Township Sewer Authority and/or Sewage Enforcement Officer, and/or Fire Marshal, and/or specialized Consultants (e.g., Tree Expert or Historian and/or Historic Resources Consultant) review various land development and subdivision plans (sketch, preliminary, final and/or plans), grading/soil erosion and sedimentation control plans, landscape plans, lighting plans, and other documents or submissions. In addition, property owners may request meetings with our professional consultants to review proposed activities in the Township.

The Township must be reimbursed by the Property Owner/Escrow Provider for any costs incurred by any of its consultants relating to the aforementioned activities. Furthermore, the costs of any meetings held with any of the Township's consultants, at the request of a Property Owner/Escrow Provider and/or the Property Owner/Escrow Provider's Architect, Engineer, Solicitor or other professional working on their behalf must be borne by the Property Owner/Escrow Provider.

Before making first contact with any Township consultant, the Property Owner and/or Escrow Provider must sign this Professional Services Agreement acknowledging that they are aware of their responsibility to pay these costs. If an escrow is required, those funds will be held in total pending successful completion of the application/project. The Property Owner/Applicant will be invoiced monthly for recoverable expenses and is expected to **pay all invoices upon receipt**. If any invoices go unpaid for an extended period of time, the Township has the right to make reimbursement from escrow funds. Additionally, if invoices are not paid in a timely manner, the Township may issue a stop work order until payment is received pursuant to Chadds Ford Township Code, §110-55 Article VIII, Administration and Enforcement.

TO BE COMPLETED BY PROPERTY OWNER:

I, \_\_\_\_\_ the Property Owner, have read this notice, and am aware that I am responsible for the payment of Township reimbursable costs as outlined above.

\_\_\_\_\_  
Property Owner's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed Name of Property Owner

\_\_\_\_\_  
Property Owner Telephone Number

\_\_\_\_\_  
Property Owner Mailing Address

\_\_\_\_\_  
Property Owner Email Address

IF ESCROW IS FUNDED BY ANYONE OTHER THAN PROPERTY OWNER, PLEASE COMPLETE SECTION BELOW:

\_\_\_\_\_  
Escrow Provider's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed Name/Escrow Provider

\_\_\_\_\_  
Escrow Provider Telephone Number

\_\_\_\_\_  
Escrow Provider Mailing Address

\_\_\_\_\_  
Escrow Provider Email Address